



**AGENDA**  
**HAYWARD PLANNING COMMISSION**  
**777 B STREET**  
**Hayward, CA 94541-5007**  
**Thursday, January 23, 2003**

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**MEMBERS OF THE AUDIENCE WISHING TO ADDRESS THE PLANNING COMMISSION:**

Obtain a speaker's identification card, fill in the requested information, and give the card to the Commission Secretary. The Secretary will give the card to the Commission Chair who will call on you when the item in which you are interested is being considered. When your name is called, walk to the rostrum, state your name and address for the record and proceed with your comments. Copies of reports are available from the Commission Secretary.

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**AGENDA**

**7:30 P.M. COUNCIL CHAMBERS REGULAR MEETING**

**ROLL CALL**

**SALUTE TO FLAG**

**PUBLIC COMMENT – NON AGENDA ITEMS** *(The PUBLIC COMMENTS section provides an opportunity for citizens to address the Planning Commission on items not listed on the agenda. The Commission welcomes your comments under this section, but is prohibited by State law from discussing items not listed on the agenda. Your item will be taken under consideration and referred to staff.)*

**PUBLIC HEARING**

*The following order of business applies to items considered as part of Public Hearings:*

- *Staff Presentation*
- *Planning Commission Questions*
- *Public Input*
- *Planning Commission Discussion and Action*

1. **Appeal of the Planning Director's Denial of Tentative Parcel Map 7690 – Ed Fuentes (Applicant/Owner)** – Request to Subdivide a 9,000± Square-Foot Parcel into Two Parcels and Approve a Variance to the Rear Yard Setback – The Property is Located at 22838 Francisco Street in an CC-C (Central City-Commercial) Subdistrict (Continued From October 17, 2002)
2. **Site A. Site Plan Review (PL-2002-0668) – George Avanessian (Applicant)/Sonic Automotive (Owner)** – To Raze Four Structures and Construct a New Automobile Sales Facility for Honda – The Project is Located at 24919 Mission Boulevard at the Southwest Corner of Orchard Avenue and Mission Boulevard in a General Commercial-Mission Corridor Special Design (CG-SD2) Zoning District; **Site B. Reconsideration of Administrative Use Permit (PL-2002-0188) – David Fosgate (Applicant)/Michael Ahern (Owner)** – Request for Use of Property as a Parking Lot for Automobile Storage – The Project is Located at the Intersection of Fletcher Lane and Walpert Street in an Agricultural (A) Zoning District



Assistance will be provided to persons requiring accommodations for disabilities in compliance with the Americans with Disabilities Act of 1990. Persons needing accommodation should contact Debbie Nelson 48 hours in advance of the meeting at (510) 583-4205, or by using the TDD line for those with speech and hearing disabilities at (510) 247-3340.

3. **I. General Plan Amendment (PL-2002-0292)** – Request to Amend the General Plan Designation from Retail & Office Commercial (ROC) and Limited Medium-Density Residential (LMDR) to High-Density Residential (HDR); **II. Zone Change (PL-2001-0340)** – Request to Amend the Zoning District from General Commercial (CG), Neighborhood Commercial (CN) and Medium-Density Residential (RMB3.5) to Planned Development (PD) to accommodate a 200-unit retirement center – **Livermore Acres, Inc. (Applicant/Owner)** – The Project is Located at 29228 Mission Boulevard opposite the intersection with Valle Vista Avenue

#### ADDITIONAL MATTERS

3. Oral Report on Planning and Zoning Matters
4. Commissioners' Announcements, Referrals

#### APPROVAL OF MINUTES

- December 19, 2002

#### ADJOURNMENT

**PLEASE TAKE NOTICE** that if you file a lawsuit challenging any final decision on any public hearing item listed in this agenda, the issues in the lawsuit may be limited to the issues which were raised at the City's public hearing or presented in writing to the City Clerk at or before the public hearing. **PLEASE TAKE FURTHER NOTICE** that the City Council has adopted Resolution No. 87-181 C.S., which imposes the 90 day deadline set forth in Code of Civil Procedure section 1094.6 for filing of any lawsuit challenging final action on an agenda item which is subject to Code of Civil Procedure section 1094.5.